

HONORABLE CHRISTOPHER KLEIN
GARY R. FARRAR
TRUSTEE IN BANKRUPTCY
P.O. BOX 576097
MODESTO, CA 95357-6097

UNITED STATES BANKRUPTCY COURT
EASTERN DISTRICT OF CALIFORNIA
SACRAMENTO DIVISION

In re:	§	
	§	
PICKETT, JESTINA L.	§	Case No. 09-28900
	§	
Debtor(s)	§	

TRUSTEE'S FINAL REPORT (TFR)

The undersigned trustee hereby makes this Final Report and states as follows:

1. A petition under chapter 7 of the United States Bankruptcy Code was filed on 05/05/2009 . The undersigned trustee was appointed on 03/29/2011 .
2. The trustee faithfully and properly fulfilled the duties enumerated in 11 U.S.C. §704.
3. All scheduled and known assets of the estate have been reduced to cash, released to the debtor as exempt property pursuant to 11 U.S.C. § 522, or have been or will be abandoned pursuant to 11 U.S.C. § 554. An individual estate property record and report showing the disposition of all property of the estate is attached as **Exhibit A**.

4. The trustee realized gross receipts of \$ 292,000.00

Funds were disbursed in the following amounts:

Payments made under an interim disbursement	0.00
Administrative expenses	22,051.12
Bank service fees	0.00
Other payments to creditors	0.00
Non-estate funds paid to 3 rd Parties	0.00
Exemptions paid to the debtor	0.00
Other payments to the debtor	0.00

Leaving a balance on hand of¹ \$ 269,948.88

The remaining funds are available for distribution.

¹ The balance of funds on hand in the estate may continue to earn interest until disbursed. The interest earned prior to disbursement will be distributed pro rata to creditors within each priority category. The trustee may receive additional compensation not to exceed the maximum compensation set forth under 11 U.S.C. §326(a) on account of the disbursement of the additional interest.

5. Attached as **Exhibit B** is a cash receipts and disbursements record for each estate bank account.

6. The deadline for filing non-governmental claims in this case was 07/07/2011 and the deadline for filing governmental claims was 01/07/2012 . All claims of each class which will receive a distribution have been examined and any objections to the allowance of claims have been resolved. If applicable, a claims analysis, explaining why payment on any claim is not being made, is attached as **Exhibit C**.

7. The Trustee's proposed distribution is attached as **Exhibit D**.

8. Pursuant to 11 U.S.C. § 326(a), the maximum compensation allowable to the trustee is \$ 17,850.00 . To the extent that additional interest is earned before case closing, the maximum compensation may increase.

The trustee has received \$ 0.00 as interim compensation and now requests a sum of \$ 17,850.00 , for a total compensation of \$ 17,850.00 ². In addition, the trustee received reimbursement for reasonable and necessary expenses in the amount of \$ 0.00 , and now requests reimbursement for expenses of \$ 94.68 , for total expenses of \$ 94.68 ².

Pursuant to Fed R Bank P 5009, I hereby certify, under penalty of perjury, that the foregoing report is true and correct.

Date: 11/30/2011 By: /s/GARY R. FARRAR TRUSTEE
Trustee

STATEMENT: This Uniform Form is associated with an open bankruptcy case, therefore, Paperwork Reduction Act exemption 5 C.F.R. § 1320.4(a)(2) applies.

² If the estate is administratively insolvent, the dollar amounts reflected in this paragraph may be higher than the amounts listed in the Trustee's Proposed Distribution (Exhibit D).

FORM 1

INDIVIDUAL ESTATE PROPERTY RECORD AND REPORT
ASSET CASES

Page: 1
Exhibit A

Case No: 09-28900 C Judge: HONORABLE CHRISTOPHER KLEIN
Case Name: PICKETT, JESTINA L.

Trustee Name: GARY R. FARRAR TRUSTEE

Date Filed (f) or Converted (c): 05/05/09 (f)

341(a) Meeting Date: 06/02/09

For Period Ending: 11/30/11

Claims Bar Date: 07/07/11

1	2	3	4	5	6
Asset Description (Scheduled and Unscheduled (u) Property)	Petition/ Unscheduled Values	Estimated Net Value (Value Determined by Trustee, Less Liens, Exemptions, and Other Costs)	Property Abandoned OA=554(a) DA=554(c)	Sale/Funds Received by the Estate	Asset Fully Administered (FA)/ Gross Value of Remaining Assets
1. 424 EAST HERITAGE DRIVE, MOUNTIAN HOUSE, CA (u)	320,000.00	150,000.00		292,145.00	FA
2. CHECKING / SAVINGS	600.00	0.00	DA	0.00	FA
3. CHECKING / SAVINGS	0.00	0.00	DA	0.00	FA
4. SECURITY DEPOSIT LANDLORD	1,950.00	0.00	DA	0.00	FA
5. HOUSEHOLD GOODS	5,000.00	0.00	DA	0.00	FA
6. CLOTHING	500.00	0.00	DA	0.00	FA
7. JEWELRY	200.00	0.00	DA	0.00	FA
8. 2003 MINI COOPER S	10,000.00	0.00	DA	0.00	FA

			Value of Remaining Assets	
TOTALS (Excluding Unknown Values)	\$338,250.00	\$150,000.00	\$292,145.00	\$0.00
			(Total Dollar Amount in Column 6)	

Major activities affecting case closing which are not reflected above, and matters pending, date of hearing or sale, and other action:

Debtor's counsel called; EMC Mortgage lender never recorded deed of trust. State court action against client brought this to her attention.. Trustee moved to re-open. Will move to sell residence now worth about \$150,000 for the benefit of all creditors. This is probably a title company insurance claim for EMC.

6/30/11 Trustee has possession of property. Utilities back on . tenant is out. Bank has made minimal offer to pay admin and other claims.

9/30/11- Escrow about to close. Expect to file a final before year end. Trustee sold property \$292,000 free and clear of liens.

November 30, 2011 After an 1 hour discussion again the Mountain House Water Company confirms that they will offset a 300 deposit at the next billing cycle 12/18/11 taking approx. 151 dolllars fee due post escrow closing and refunding the balance to the Trustee. Trustee will credit the recovery in January 2012 prior to the final distribution.

Initial Projected Date of Final Report (TFR): 03/25/13

Current Projected Date of Final Report (TFR): 03/31/12

ESTATE CASH RECEIPTS AND DISBURSEMENTS RECORD

Exhibit B

Case No: 09-28900 -C
Case Name: PICKETT, JESTINA L.

Trustee Name: GARY R. FARRAR TRUSTEE
Bank Name: BANK OF AMERICA
Account Number / CD #: 4437950114 Checking - Non Interest

Taxpayer ID No: 35-6927141
For Period Ending: 11/30/11

Blanket Bond (per case limit): \$ 4,900,000.00
Separate Bond (if applicable):

1	2	3	4		5	6	7
Transaction Date	Check or Reference	Paid To / Received From	Description Of Transaction	Uniform Trans. Code	Deposits (\$)	Disbursements (\$)	Account / CD Balance (\$)
10/12/11	1	CHICAGO TITLE	BALANCE FORWARD				0.00
		TAXES	SALE OF PROPERTY		269,992.34		269,992.34
			Memo Amount: (1,754.68)	2500-000			
		CHICAGO TITLE	TAXES				
			Memo Amount: (922.70)	2500-000			
		CHICAGO TITLE	TITLE CHARGES				
			Memo Amount: (407.50)	2500-000			
		PMZ REAL ESTATE	ESCROW CHARGES				
			Memo Amount: (17,520.00)	3520-000			
		DISCLOSE, NATURAL HAZARDS	COMMISSION				
			Memo Amount: (88.95)	2500-000			
		GARY R. FARRAR TRUSTEE	NHD				
			Memo Amount: (695.94)	2500-000			
		HOME, AMERICAN SHIELD	REIMBURSEMENT FUNDS ADVANCED				
			Memo Amount: (355.00)	2500-000			
		HOUSE, MOUNTAIN	HOME SHIELD				
			Memo Amount: (221.11)	2500-000			
		PG & E	WATER BILL				
			Memo Amount: (5.46)	2500-000			
		MID	UTILITIES				
			Memo Amount: (36.32)	2500-000			
		ASSOCATION, HOMEOWNERS	UTILITIES				
			Memo Amount: (145.00)	2500-000			
			HOA FEES				
			Memo Amount: 292,000.00	1290-000			
			Sale of Real Estate Property				
			Memo Amount: 145.00	2500-000			
			Reimbursement of Homeowner's Assn				
10/12/11	1	CHICAGO TITLE	HOA REIMBURSEMENT	2500-000	145.00		270,137.34
10/19/11	000101	INTERNATIONAL SURETIES, LTD	bond # 016030865	2300-000		40.87	270,096.47
		ONE SHELL SQUARE	1/1/11 thru 1/1/12				
		701 POYDRAS STREET, SUITE 420					
		NEW ORLEANS, LA 70139					
11/01/11	000102	PG & E	account # 1236950300-3	2990-000		40.37	270,056.10
		P.O. BOX 997300					
		SACRAMENTO, CA 95899-7300					
11/15/11	000103	MODESTO IRRIGATION DISTRICT	account# 26001254626	2990-000		45.59	270,010.51
		P.O. BOX 5355	424 E. Heritage Drive, Mountain House.				
		MODESTO, CA 95352-5355					
11/29/11	000104	PG & E	# 0195373902-4	2990-000		61.63	269,948.88
		P.O. BOX 997300	424 E. HERTIGAGE DRIVE, MTN HOUSE				
		SACRAMENTO, CA 95899-7300	FINAL CLOSING BILL				

ESTATE CASH RECEIPTS AND DISBURSEMENTS RECORD

Exhibit B

Case No: 09-28900 -C

Case Name: PICKETT, JESTINA L.

Taxpayer ID No: 35-6927141

For Period Ending: 11/30/11

Trustee Name: GARY R. FARRAR TRUSTEE

Bank Name: BANK OF AMERICA

Account Number / CD #: 4437950114 Checking - Non Interest

Blanket Bond (per case limit): \$ 4,900,000.00

Separate Bond (if applicable):

1	2	3	4		5	6	7
Transaction Date	Check or Reference	Paid To / Received From	Description Of Transaction	Uniform Trans. Code	Deposits (\$)	Disbursements (\$)	Account / CD Balance (\$)

Memo Receipts: 292,145.00

Memo Disbursements: 22,152.66

Memo Allocation Net: 269,992.34

Account	Balance Forward	0.00		
4437950114	2 Deposits	270,137.34	4 Checks	188.46
	0 Interest Postings	0.00	0 Adjustments Out	0.00
			0 Transfers Out	0.00
	Subtotal	\$ 270,137.34	Total	\$ 188.46
	0 Adjustments In	0.00		
	0 Transfers In	0.00		
	Total	\$ 270,137.34		

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EXHIBIT "C"
ANALYSIS OF CLAIMS REGISTER

Date: November 30, 2011

Case Number: 09-28900 Claim Class Sequence
 Debtor Name: PICKETT, JESTINA L.

Code #	Creditor Name & Address	Claim Class	Notes	Amount Allowed	Paid to Date	Claim Balance
010 3210-00	THE SUNTAG LAW FIRM DANA SUNTAG ESQUIRE 20 NORTH SUTTER STREET, 4TH FLOOR STOCKTON, CA 95202	Administrative		\$15,351.00	\$0.00	\$15,351.00
010 3220-00	THE SUNTAG LAW FIRM DANA SUNTAG ESQUIRE 20 NORTH SUTTER STREET, 4TH FLOOR STOCKTON, CA 95202	Administrative		\$348.96	\$0.00	\$348.96
010 3520-00	BOB BRAZEAL PMZ REAL ESTATE 1230 E. ORANGEBURG AVE, SUITE A MODESTO, CA 95350	Administrative		\$17,520.00	\$17,520.00	\$0.00
010 2300-00	INTERNATIONAL SURETIES, LTD ONE SHELL SQUARE 701 POYDRAS STREET, SUITE 420 NEW ORLEANS, LA 70139	Administrative		\$40.87	\$40.87	\$0.00
010 2990-00	PG & E P.O. BOX 997300 SACRAMENTO, CA 95899-7300	Administrative		\$102.00	\$102.00	\$0.00
010 2990-00	MODESTO IRRIGATION DISTRICT P.O. BOX 5355 MODESTO, CA 95352-5355	Administrative		\$45.59	\$45.59	\$0.00
010 2500-00	GARY R. FARRAR TRUSTEE P.O. BOX 576097 MODESTO, CA 95357-6097	Administrative		\$695.94	\$695.94	\$0.00
000001 070 7100-00	GE MONEY BANK C/O RECOVERY MANAGEMENT SYSTEMS CORP 25 SE 2ND AVE #1120 MIAMI FL 33131-1605	Unsecured		\$3,830.12	\$0.00	\$3,830.12
000002 070 7100-00	FIA CARD SERVICES, N.A. PO BOX 248809 OKLAHOMA CITY OK 73124-8809	Unsecured		\$19,730.34	\$0.00	\$19,730.34
000004 070 7100-00	JP MORGAN CHAES-EMC DAVID C. WINTON 2121 N CALIFORNIA BLVD #520 WALNUT CREEK 94596	Unsecured		\$671,000.00	\$0.00	\$671,000.00

Case Number: 09-28900

Debtor Name: PICKETT, JESTINA L.

Claim Class Sequence

Code #	Creditor Name & Address	Claim Class	Notes	Amount Allowed	Paid to Date	Claim Balance
Case Totals:				\$728,664.82	\$18,404.40	\$710,260.42

Code #: Trustee's Claim Number, Priority Code, Claim Type

TRUSTEE'S PROPOSED DISTRIBUTION

Exhibit D

Case No.: 09-28900

Case Name: PICKETT, JESTINA L.

Trustee Name: GARY R. FARRAR TRUSTEE

Balance on hand \$ 269,948.88

Claims of secured creditors will be paid as follows:

NONE

Applications for chapter 7 fees and administrative expenses have been filed as follows:

Reason/Applicant	Total Requested	Interim Payments to Date	Proposed Payment
Trustee Fees: GARY R. FARRAR TRUSTEE	\$ 17,850.00	\$ 0.00	\$ 17,850.00
Trustee Expenses: GARY R. FARRAR TRUSTEE	\$ 94.68	\$ 0.00	\$ 94.68
Attorney for Trustee Fees: THE SUNTAG LAW FIRM	\$ 15,351.00	\$ 0.00	\$ 15,351.00
Attorney for Trustee Expenses: THE SUNTAG LAW FIRM	\$ 348.96	\$ 0.00	\$ 348.96
Other: BOB BRAZEAL	\$ 17,520.00	\$ 17,520.00	\$ 0.00
Other: MODESTO IRRIGATION DISTRICT	\$ 45.59	\$ 45.59	\$ 0.00
Other: INTERNATIONAL SURETIES, LTD	\$ 40.87	\$ 40.87	\$ 0.00
Other: PG & E	\$ 102.00	\$ 102.00	\$ 0.00
Other: GARY R. FARRAR TRUSTEE	\$ 695.94	\$ 695.94	\$ 0.00

Total to be paid for chapter 7 administrative expenses \$ 33,644.64

Remaining Balance \$ 236,304.24

Applications for prior chapter fees and administrative expenses have been filed as follows:

NONE

In addition to the expenses of administration listed above as may be allowed by the Court, priority claims totaling \$ 0.00 must be paid in advance of any dividend to general (unsecured) creditors.

Allowed priority claims are:

NONE

The actual distribution to wage claimants included above, if any, will be the proposed payment less applicable withholding taxes (which will be remitted to the appropriate taxing authorities).

Timely claims of general (unsecured) creditors totaling \$ 694,560.46 have been allowed and will be paid pro rata only after all allowed administrative and priority claims have been paid in full. The timely allowed general (unsecured) dividend is anticipated to be 34.0 percent, plus interest (if applicable).

Timely allowed general (unsecured) claims are as follows:

Claim No.	Claimant	Allowed Amount of Claim	Interim Payments to Date	Proposed Payment
000001	GE MONEY BANK	\$ 3,830.12	\$ 0.00	\$ 1,303.09
000002	FIA CARD SERVICES, N.A.	\$ 19,730.34	\$ 0.00	\$ 6,712.68
000004	JP MORGAN CHAES-EMC	\$ 671,000.00	\$ 0.00	\$ 228,288.47

Total to be paid to timely general unsecured creditors \$ 236,304.24

Remaining Balance \$ 0.00

Tardily filed claims of general (unsecured) creditors totaling \$ 0.00 have been allowed and will be paid pro rata only after all allowed administrative, priority and timely filed general (unsecured) claims have been paid in full. The tardily filed claim dividend is anticipated to be 0.0 percent.

Tardily filed general (unsecured) claims are as follows:

NONE

Subordinated unsecured claims for fines, penalties, forfeitures, or damages and claims ordered subordinated by the Court totaling \$ 0.00 have been allowed and will be paid pro rata only after all allowed administrative, priority and general (unsecured) claims have been paid in full. The dividend for subordinated unsecured claims is anticipated to be 0.0 percent.

Subordinated unsecured claims for fines, penalties, forfeitures or damages and claims ordered subordinated by the Court are as follows:

NONE